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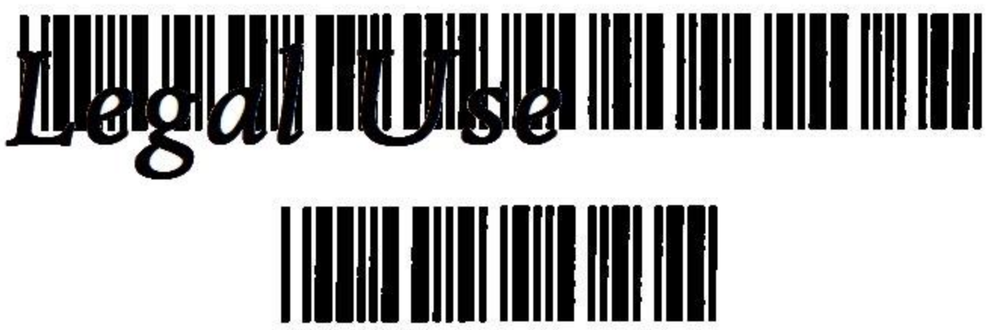

SUFFOLK COUNTY CLERK
RECORDS OFFICE
RECORDING PAGE

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Type of Instrument: DEEDS/DDD
Number of Pages: 5
TRANSFER TAX NUMBER: 03-23138

Recorded: 01/07/2004
At: 09:43:14 AM
LIBER: D00012293
PAGE: 682

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CAROL WEINBERG
BRIAN MEHLING

District:	Section:	Block:	Lot:
0900	013.00	01.00	072.010

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EXAMINED AND CHARGED AS FOLLOWS

Deed Amount: $999,000.00

Received the Following Fees For Above Instrument

		Exempt			Exempt
Page/Filing	$15.00	NO	Handling	$5.00	NO
COE	$5.00	NO	NYS SRCHG	$15.00	NO
EA-CTY	$5.00	NO	EA-STATE	$50.00	NO
TP-584	$5.00	NO	Cert.Copies	$0.00	NO
RPT	$30.00	NO	SCTM	$0.00	NO
Transfer tax	$3,996.00	NO	Comm.Pres	$14,980.00	NO
			Fees Paid	$19,106.00	

TRANSFER TAX NUMBER: 03-23138

THIS PAGE IS A PART OF THE INSTRUMENT
THIS IS NOT A BILL

Edward P.Romaine
County Clerk, Suffolk County

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1	2	3
Number of pages		RECORDED 2004 Jan 07 09:43:14 AM Edward P.Romaine CLERK OF SUFFOLK COUNTY L D00012293 P 682 DT# 03-23138
TORRENS		
Serial #		
Certificate #		
Prior Ctf. #		
Deed / Mortgage Instrument	Deed / Mortgage Tax Stamp	Recording / Filing Stamps

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4 **FEES**

Page / Filing Fee		Mortgage Amt.	
Handling		1. Basic Tax	
TP-584		2. Additional Tax	
Notation		Sub Total	
EA-52 17 (County)	Sub Total	Spec./Assit. Or Spec./Add.	
EA-5217 (State)			
R.P.T.S.A.	30 00	TOT. MTG. TAX	
Comm. of Ed.	5 00	Dual Town ____ Dual County ____ Held for Apportionment ____	
Affidavit		Transfer Tax	3996.-
Certified Copy		Mansion Tax	
Reg. Copy		The property covered by this mortgage is or will be improved by a one or two family dwelling only. YES ____ or NO ____ If NO, see appropriate tax clause on page # ____ of this instrument.	
Other			
	Sub Total		
	GRAND TOTAL 130		

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5 Real Property Tax Service Agency Verification				6 Community Preservation Fund
Dist.	Section	Block	Lot	Consideration Amount $ 999,000.00
				CPF Tax Due $ 14,980.00
Stamp 04000334	0900	01300	0100 072010	Improved ✓
Date				Vacant Land ____
Initials				TD 09
				TD ____
				TD ____

PTS REMC A 05-JAN-04

7 Satisfactions/Discharges/Releases List Property Owners Mailing Address
RECORD & RETURN TO:

Betsy Mehling, Eeq.
51 White Street
Suite 4N
New York, New York

8 Title Company Information	
Co. Name	TITLE ASSOCIATES INC.
Title #	TA#03(08)1182

9 # Suffolk County Recording & Endorsement Page

This page forms part of the attached DEED made by:
(SPECIFY TYPE OF INSTRUMENT)

Jay Weinberg
Carol Weinberg and Matthew Weinberg

TO

Brian Mehling

The premises herein is situated in
SUFFOLK COUNTY, NEW YORK.
In the Township of Southampton
In the VILLAGE
or HAMLET of Southampton

BOXES 5 THRU 9 MUST BE TYPED OR PRINTED IN BLACK INK ONLY PRIOR TO RECORDING OR FILING.

(OVER)

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291 — Statutory N.Y. STU. FORM 9007
Bargain & sale deed, with covenant against grantor's acts—Ind or Corp, 11-98
Blumberg Exceller, Publisher, NYC 10013
www.blumberg.com

CONSULT YOUR LAWYER BEFORE SIGNING THIS INSTRUMENT – THIS INSTRUMENT SHOULD BE USED BY LAWYERS ONLY

THIS INDENTURE, made on December 18, 2003

BETWEEN

Jay Weinberg, Carol Weinberg and Matthew Weinberg, 21 Tempo Road, New City, NY, 10956

party of the first part, and

Brian Mehling, 401 E 34th St., NY, NY, 10016

party of the second part,

WITNESSETH, that the party of the first part, in consideration of Ten ($10.00)

dollars,

lawful money of the United States,

paid

by the party of the second part, does hereby grant and release unto the party of the second part, the heirs or successors and assigns of the party of the second part forever,

ALL that certain plot, piece or parcel of land, with the buildings and improvements thereon erected, situate, lying and being in the

See Schedule "A" annexed to and made a part of this Deed

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Schedule A

ALL that certain plot, piece or parcel of land, situate, lying and being at Noyack, in the Town of Southampton, County of Suffolk and State of New York, being bounded and described as follows:

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BEGINNING at a point which is distant the following two courses and distances from the westerly end of a curve having a radius of 12.75 feet and a length of 21.26 feet at the corner formed by the intersection of the westerly side of Millstone Road with the southerly side of Noyack Road:

1. South 82 degrees 01 minutes 20 seconds West 277.29 feet along the southerly side of Noyack Road;

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2. North 87 degrees 25 minutes 10 seconds West 214.54 feet along the southerly side of Noyack Road to the true point and place of beginning.

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THENCE along the southerly side of Noyack Road North 87 degrees 25 minutes 10 seconds West 97 feet; [illegible] now or formerly of Andrew G. Oliphant;

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THENCE along said land of Oliphant South 2 degrees 34 minutes 50 seconds West 435.00 feet;

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THENCE South 2 degrees 34 minutes 50 seconds West 120.74 feet along lands to be conveyed to the Community Bible Church Inc.

THENCE along land of Carl Lella North 84 degrees 07 minutes 20 seconds East 29.63 feet;

THENCE the following two courses and distances:

1. North 75 degrees 14 minutes 53 seconds East 147.38 feet;
2. North 2 degrees 34 minutes 50 seconds East 507.48 feet to the true point or place of BEGINNING.

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TOGETHER with all right, title and interest, if any, of the party of the first part in and to any streets and roads abutting the above described premises to the center lines thereof,

TOGETHER with the appurtenances and all the estate and rights of the party of the first part in and to said premises,

TO HAVE AND TO HOLD the premises herein granted unto the party of the second part, the heirs or successors and assigns of the party of the second part forever.

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Not For Legal Use

Not For Legal Use

Not For Legal Use

AND the party of the first part covenants that the party of the first part has not done or suffered anything whereby the said premises have been incumbered in any way whatever, except as aforesaid.

AND the party of the first part, in compliance with Section 13 of the Lien Law, covenants that the party of the first part will receive the consideration for this conveyance and will hold the right to receive such consideration as a trust fund to be applied first for the purpose of paying the cost of the improvement and will apply the same first to the payment of the cost of the improvement before using any part of the total of the same for any other purpose.

The word "party" shall be construed as if it read "parties" whenever the sense of this indenture so requires.

IN WITNESS WHEREOF, the party of the first part has duly executed this deed the day and year first above written.

IN PRESENCE OF:

Witness

Jay Weinberg

Carol Weinberg

Matthew Weinberg

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ACKNOWLEDGMENT IN NEW YORK STATE (RPL 309-a)

State of New York, County of New York ss.:

On Dec. 18, 2003 before me, the undersigned, personally appeared Jay Weinberg, Carol Weinberg & Matthew Weinberg personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument.

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CARBONARO JANE G
Notary Public, State of New York
No. 02CA5045245
Qualified in Kings County
Commission Expires 06/12/07

02CA5045245

6-12-07

Jane G. Carbonaro

(signature and office of individual taking acknowledgment)

ACKNOWLEDGMENT OUTSIDE NEW YORK STATE (RPL 309-b)

State of County of ss.:

On before me, the undersigned, personally appeared personally known to me or proved to me on the basis of satisfactory evidence to be the individual(s) whose name(s) is (are) subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their capacity(ies), and that by his/her/their signature(s) on the instrument, the individual(s), or the person upon behalf of which the individual(s) acted, executed the instrument, and that such individual made such appearance before the undersigned in

(insert city or political subdivision and state or county or other place acknowledgment taken)

(signature and office of individual taking acknowledgment)

ACKNOWLEDGMENT BY SUBSCRIBING WITNESS(ES)

State of County of } ss.:

On before me, the undersigned, personally appeared

the subscribing witness(es) to the foregoing instrument, with whom I am personally acquainted, who, being by me duly sworn, did depose and say that he/she/they resides(s) in *(If the place of residence is in a city, include the street and street number, if any, thereof):*

that he/she/they know(s)

to be the individual(s) described in and who executed the foregoing instrument; that said subscribing witness(es) was (were) present and saw said

execute the same; and that said witness(es) at the same time subscribed his/her/their name(s) as a witness(es) thereto.

(*If taken outside New York State insert city or political subdivision and state or country or other place acknowledgment taken* And that said subscribing witness(es) made such appearance before the undersigned in)

(signature and office of individual taking acknowledgment)

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Bargain and Sale Deed

WITH COVENANT AGAINST GRANTOR'S ACTS

Title No.

SECTION 13
BLOCK 1
LOT 72.10
COUNTY OR TOWN Southampton

Weinberg

TO

Mehling

RETURN BY MAIL TO:

Betsy Mehling, Esq.
51 White Street, Ste. 4N
NY, NY 10013

Reserve this space for use of Recording Office.